

**CITY COUNCIL OF THE CITY OF SAN DIEGO  
SUPPLEMENTAL DOCKET NUMBER 2  
FOR THE REGULAR MEETING OF  
TUESDAY, MAY 6, 2003**

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ADOPTION AGENDA, DISCUSSION, OTHER LEGISLATIVE ITEMS

RESOLUTIONS:

ITEM-S510: Five actions related to Naval Training Center Redevelopment project.

(See City Manager Report RA-03-12/CMR-03-088. Peninsula Community Area. District-2.)

**CITY MANAGER'S RECOMMENDATION:**

Adopt the following resolutions:

Subitem-A: (R-2003-1265)

Authorizing the City Manager, or his designee, to apply to HUD for a Section 108 Loan of \$5.91 million to assist the NTC Foundation and to set forth the legal authority and certifications necessary for such an application;

Authorizing the City Manager, or his designee, to accept the funds, to conduct all negotiations related to the loan, and to execute and submit all documents related to the processing of such a loan;

Authorizing the City Auditor and Comptroller to transfer an amount up to \$5.85 million in proceeds to the Agency, which shall expend the funds, contingent on receipt of an Auditor's Certificate to do so, for the rehabilitation of certain buildings in the area of the Historic Core designated for the Civic, Arts and Cultural Center;

Authorizing the Redevelopment Agency to expend approximately \$564,000 annually in tax increment from the project Area to repay the 108 loan over 20 years, and authorizing the use of proceeds of the Brownfields Economic Development Initiative (BEDI) grant for interest only payments for up to three years;

ADOPTION AGENDA, DISCUSSION, OTHER LEGISLATIVE ITEMS (Continued)

RESOLUTIONS:

ITEM-S510: (Continued)

Subitem-A: (Continued)

Authorizing the City Manager to pledge Community Development Block Grant (CDBG) annual allocations as additional security should there be insufficient tax increment revenue for the Agency to make the annual payments;

Authorizing the City Manager to amend the CDBG 2003 Action Plan to reflect the use of HUD Section 108 loan funds for the rehabilitation of certain buildings in the NTC Civic, Arts and Cultural Center.

Subitem-B: (R-2003-1266)

Authorizing the City Manager, or his designee, to apply to HUD for a Brownfields Economic development Initiative (BEDI) grant of \$1.065 million to assist the NTC Foundation and to set forth the legal authority and certifications necessary for such an application;

Authorizing the City Manager, or his designee, to accept the funds; to conduct all negotiations related to the grant; and to execute and submit all documents related to the processing of such a grant;

Authorizing the City Auditor and Comptroller to transfer \$1.065 million in grant proceeds to the Agency, which shall expend the funds, contingent on receipt of an Auditor's Certificate to do so, for interest only payments on the HUD 108 loan for up to three years.

Subitem-C: (R-2003-1279)

Declaring that Council finds that the Redevelopment Plan for the Naval Training Center Redevelopment Project is consistent with the City of San Diego's Progress Guide and General Plan, including the housing element, which substantially complies with the requirements of Article 10.6 (commencing with Section 65580) of Chapter 3 of Division 1 of Title 7 of the Government Code.

ADOPTION AGENDA, DISCUSSION, OTHER LEGISLATIVE ITEMS (Continued)

RESOLUTIONS:

ITEM-S510: (Continued)

Subitem-D: (R-2003-1264)

Declaring that Council finds and determines that the publicly owned infrastructure improvements for which the Agency proposes to pay are of benefit to the Naval Training Center Redevelopment Project, that no other reasonable means for financing the proposed publicly owned infrastructure improvements are available to the community, and that the proposed publicly owned infrastructure improvements will assist in eliminating one or more blighting conditions inside the Project area;

Declaring that Council finds and determines that the proposed publicly owned infrastructure improvements are consistent with the Implementation Plan adopted for the Project by the Redevelopment Agency pursuant to California Health and Safety Code Section 33490;

Subitem-E: (R-2003-1267)

Approving all the terms and conditions in the proposed Memorandum of Understanding;

Authorizing the City Manager, or designee, to execute the Memorandum of Understanding with the NTC Foundation;

Authorizing the City Manager, or designee, to expend an amount not to exceed \$2.7 million in City TOT funds, contingent on the receipt of an Auditor's Certificate to do so, to assist the NTC Foundation with its share of the CAM fees;

Authorizing the City Manager, or designee, to sign all documents necessary and appropriate to carry out and implement the Memorandum of Understanding and to administer the City's obligations, responsibilities and duties to be performed under the Memorandum of Understanding.

**NOTE:** See the Redevelopment Agency Agenda of 5/6/2003 for a companion item.

ADOPTION AGENDA, HEARINGS

SPECIAL HEARINGS:

ITEM-S511: Four actions related to Salary Ordinance for FY 2003-2004 and Resolutions relating to FY 2004 Salary Ordinance.

**CITY MANAGER'S RECOMMENDATION:**

Introduce the ordinance in Subitem A and adopt the resolutions in Subitems B, C, and D:

Subitem-A: (O-2003-147)

Introduction of an Ordinance establishing a Schedule of Compensation for Officers and Employees of the City of San Diego for the Fiscal Year 2003-2004.

Subitem-B: (R-2003-1276)

Establishing overtime eligibility of classifications in the Classified Service.

Subitem-C: (R-2003-1277)

Amending Employee Representation Units to add new classifications and remove deleted classifications from existing appropriate units as established in the Fiscal Year 2002-2003 Salary Ordinance.

Subitem-D: (R-2003-1278)

Authorizing classifications eligible for the Management Benefits Plan.